

Annual Urban Renewal Report, Fiscal Year 2015 - 2016

Levy Authority Summary

Local Government Name: SERGEANT BLUFF
Local Government Number: 97G937

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
SERGEANT BLUFF 2015 CONSOLIDATED URBAN RENEWAL	97021	3

TIF Debt Outstanding: 691,495

TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:	-14,159	0	Amount of 07-01-2015 Cash Balance Restricted for LMI
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TIF Revenue:	63,654
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	63,654

Rebate Expenditures:	0
Non-Rebate Expenditures:	61,431
Returned to County Treasurer:	0
Total Expenditures:	61,431

TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:	-11,936	0	Amount of 06-30-2016 Cash Balance Restricted for LMI
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**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance:** 642,000

Urban Renewal Area Data Collection

Local Government Name: SERGEANT BLUFF (97G937)
 Urban Renewal Area: SERGEANT BLUFF 2015 CONSOLIDATED URBAN RENEWAL
 UR Area Number: 97021

UR Area Creation Date: 01/2002

UR Area Purpose: Rehabilitation, conservation, redevelopment, development, or a combination thereof is necessary in the interest of the public health, safety, or welfare of the municipality's residents.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
SGT BLUFF CITY/SGT BLUFF SCH TIF - INCR	97211	97212	245,100
SGT BLUFF CITY/SGT BLUFF SCH/AM 1 TIF - INC	97229	97230	0
SGT BLUFF CITY/SGT BLUFF SCH/SGT BLUFF NORTH UR TIF INCR	97236	97237	1,833,800

Urban Renewal Area Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	7,367,610	55,820	0	0	7,423,430	0	7,423,430
Taxable	0	0	6,630,849	50,238	0	0	6,681,087	0	6,681,087
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2015: -14,159 0 **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue: 63,654
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 63,654

Rebate Expenditures: 0
 Non-Rebate Expenditures: 61,431
 Returned to County Treasurer: 0
Total Expenditures: 61,431

TIF Sp. Rev. Fund Cash Balance as of 06-30-2016: -11,936 0 **Amount of 06-30-2016 Cash Balance Restricted for LMI**

Projects For SERGEANT BLUFF 2015 CONSOLIDATED URBAN RENEWAL

Pioneer Flats Urban TIF

Description:	To enhance commercial development to meet increasing commercial demand.
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	Yes

NS TIF West Ridge

Description:	Encourage & accommodate industrial development.
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For SERGEANT BLUFF 2015 CONSOLIDATED URBAN RENEWAL

GO2001-2010Refunding

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	01/01/2002
FY of Last Payment:	2015

Series 2015 West Ridge

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	551,418
Interest:	140,077
Total:	691,495
Annual Appropriation?:	Yes
Date Incurred:	03/03/2015
FY of Last Payment:	2027

Non-Rebates For SERGEANT BLUFF 2015 CONSOLIDATED URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	GO2001-2010Refunding
Tied To Project:	Pioneer Flats Urban TIF

TIF Expenditure Amount:	61,431
Tied To Debt:	Series 2015 West Ridge
Tied To Project:	NS TIF West Ridge

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2016

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TIF Taxing District Data Collection

Local Government Name: SERGEANT BLUFF (97G937)
 Urban Renewal Area: SERGEANT BLUFF 2015 CONSOLIDATED URBAN RENEWAL (97021)
 TIF Taxing District Name: SGT BLUFF CITY/SGT BLUFF SCH TIF - INCR
 TIF Taxing District Inc. Number: 97212
 TIF Taxing District Base Year: 1998
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2020

UR Designation	
Slum	No
Blighted	No
Economic Development	01/2002

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	4,725,190	0	0	0	4,725,190	0	4,725,190
Taxable	0	0	4,252,671	0	0	0	4,252,671	0	4,252,671
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	0	4,252,671	245,100	4,007,571	122,087

FY 2016 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: SERGEANT BLUFF (97G937)
 Urban Renewal Area: SERGEANT BLUFF 2015 CONSOLIDATED URBAN RENEWAL (97021)
 TIF Taxing District Name: SGT BLUFF CITY/SGT BLUFF SCH/AM 1 TIF - INC
 TIF Taxing District Inc. Number: 97230
 TIF Taxing District Base Year: 2003
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2020

UR Designation	
Slum	No
Blighted	No
Economic Development	01/2002

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	0	0	0	0	0

FY 2016 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: SERGEANT BLUFF (97G937)
 Urban Renewal Area: SERGEANT BLUFF 2015 CONSOLIDATED URBAN RENEWAL (97021)
 TIF Taxing District Name: SGT BLUFF CITY/SGT BLUFF SCH/SGT BLUFF NORTH UR TIF INCR
 TIF Taxing District Inc. Number: 97237
 TIF Taxing District Base Year: 2006
 FY TIF Revenue First Received: 2010
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2027

	UR Designation
Slum	No
Blighted	No
Economic Development	01/2007

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	2,642,420	55,820	0	0	2,698,240	0	2,698,240
Taxable	0	0	2,378,178	50,238	0	0	2,428,416	0	2,428,416
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	867,879	1,830,361	1,833,800	-3,439	-105

FY 2016 TIF Revenue Received: 63,654